

LIONS HEAD SOUTH ASSOCIATION, INC.

January 27, 2025 – Approved February 10, 2025

Board of Trustees Standing Committee

Present: K. Wright M. Tears P. Krause
B. Skelly T. Behrens B. Strothmann

Also, Present: L. Kolesa, Administrator

Absent: J. Cinosky

The open meeting was called to order by K. Wright, President at 9:05 A.M.

Actions Taken:

1. Motion made by M. Tears, seconded T. Behrens to approve the minutes for the January 13, 2025 open meeting. **MOTION APPROVED: 5-0**
2. Review and instruction of Standing Committee Guidelines.
3. Motion made by T. Behrens, seconded by M. Tears to accept Arborsmith, January 14, 2025, estimate #4137 for pruning of branches encroaching the both sides of the 2nd tee and reducing the branch length at the 1st green on the left side for the amount of \$5,757.75.00. **MOTION APPROVED: 5-0**
4. Motion made by B. Skelly, seconded by B. Strothmann to accept Greens Masters, January 14, 2025, estimate for the redefining of sand trap edges, for the amount of \$3,945.12. **MOTION APPROVED: 5-0**

Treasurer's Report: By: M. Tears

- The balance as of December 31, 2024, is \$1,048,420.20 of which includes the CD total \$400,000.00, stock total of \$120,311.71 and cash total of \$338,108.49.
- January 22, 2025 mature CD was reinvested as follows:
 - \$153,000.00 - three (3) month at 4.25%.

No Scheduled January Meetings – Review of 2025 Guideline Agenda:

ACC

Architectural

Buildings and Grounds

By – Laws

Clubhouse

Community Awareness

Finance & Insurance

LHCC

Nominating

Recreation

Security

Website

January 23, 2025 -Finance & Insurance – By: B. Begley

- Meeting was held to review January 22, 2025 maturing CD.
- Discussed and approved motion for recommendation – three (3) - month roll over 4.25% - 4.31%.
- Request for volunteer as secretary. No volunteers
- B. Begley will continue to submit minutes.
- Year-end audits:
 - Men's club – completed
 - WGA - scheduled week-end January 31, 2025
 - ACC - scheduled week-end January 31, 2025
- Review of committee functions
- Review of December 31, 2024 year-end statement.

Old Business- N/A:

Administrator's Report:

Game Room – Indoor Shuffleboard:

1/21/25 – Service call:

- Level adjustment required – confirmed due to resident leveling
- Replacement required. – Estimate requested

Tyco – Johnson Control:

1/22/25 – Service call:

- Required battery replacement for office, boiler, and ceramic rooms.

Surefire – Ceramic Room Security Camera – Kitchen Ceiling Tile Replacement

1/23/25 – Service inspection:

- Requested estimate for camera installation
- Requested estimate for camera removal and reinstallation due to ceiling tile water damage.

Fitness Center – Parking Lot – Police Activity:

1/22/25 – Office notified of several police cars parked in the fitness center parking lot.

- No incident.

Brick Fire Safety – LHSA – LHCC Sprinkler Systems:

- Confirmed systems not connected.
- Not required.

New Business:

Arborsmith – January 14, 2025 - Golf Course Pruning/Trimming Estimate #4137:

- Review of estimate for required pruning and trimming at the 2nd tee and 1st green.
- 2nd Tee:
 - 2nd tee – pruning of branches encroaching on tee from 12th Norway Spruce along left side. Select branches to be cut back to main trunk. Other branches to be reduced in length as much as possible without harm to tree health.
 - Prune low branches from Black Cherry and dead wood from Pitch Pine located behind.

1st Green:

- Left side – reduce length of branches encroaching on green, from 29th Norway Spruce.
- Crown raise trees on left side of the parking lot.
- Motion

Greens Masters – January 14, 2025 – Golf Course Redefining Sand Trap Edges:

Sand Trap Edges:

- Review of estimate for redefining sand trap edges.
 - Reshape and redefine the edges of all sand traps across the course.
 - Special attention will be given to restoring clean lines and proper contours to improved functionality and appearance.
 - This work will address sand trap edges that have not been redefined in several years.
- Ongoing Maintenance:
 - Upon completion, Greens Masters will include ongoing maintenance of the edges as part of contracted service.
- Motion.

Turf Masters – Snow Removal – March 2025 - 2029:

- Administration requested contractual revisions and updates due to the recent ice storm. Revisions to include Beaverson Boulevard in common property.
- Upon receipt estimate will also be forwarded to Buildings & Grounds for review.

Motion made by B. Strothmann seconded by B. Skelly to adjourn the open meeting at 9:50 A. M. **MOTION APPROVED:5 -0**

The next meeting will be on February 10, 2025 at 9:00 A.M.

Submitted by,

L. Kolesa, Administrator